# UNITED STATES SECURITIES AND EXCHANGE COMMISSION

Washington, D.C. 20549



## FORM D

NOTICE OF SALE OF SECURITIES
PURSUANT TO REGULATION D,
SECTION 4(6), AND/OR
UNIFORM LIMITED OFFERING EXEMPTION

1196687

OMB APPROVAL							
OMB Number: 0076	3235-						
Expires:	May 31, 2005						
Estimated average	burden hours						
per form:							
16.00							

SEC USE ONLY						
Prefix		Serial				
DATE RECEIVED						

Name of Offering: ( check if this is an a	mendment and name has	changed, and indic	ate change.)	<i>#</i> .			
SENIOR PREFERRED MEMBER	SHIP UNITS						
Filing Under (Check box(es) that apply):	☐ Rule 504	Rule 505	⊠ Rule 506	☐ Section 4(6) ☐ ULOE?	À.		
Type of Filing: New Filing	dment				300		
ENIOR PREFERRED MEMBERSHIP UNITS  ling Under (Check box(es) that apply):							
rme of Issuer ( check if this is an amendment and name has changed, and indicate change.)  PTIMUM FUND, LLC  dress of Executive Offices (Number and Street, City, Zip Code)  1 N. YORK STREET, SUITE 203, ELMHURST, ILLINOIS 60126  dress of Principal Business Operations (Number and Street, City, State, Zip Code)  Telephone Number (Including Area Code)  Telephone Number (Including Area Code)							
Name of Issuer ( check if this is an amer	ndment and name has char	nged, and indicate	change.)		18 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		
OPTIMUM FUND, LLC					<i>```</i>		
PTIMUM FUND, LLC  Iddress of Executive Offices (Number and Street, City, Zip Code)  In N. YORK STREET, SUITE 203, ELMHURST, ILLINOIS 60126  (630) 530-0766							
61 N. YORK STREET, SUITE 203, ELMHURST, ILLINOIS 60126 (630) 530-0766  ddress of Principal Business Operations (Number and Street, City, State, Zip Code) Telephone Number (Including Area Code)							
Address of Executive Offices (Number and Street, City, Zip Code) 261 N. YORK STREET, SUITE 203, ELMHURST, ILLINOIS 60126 (630) 530-0766  Address of Principal Business Operations (Number and Street, City, State, Zip Code) (if different from Executive Offices)  Brief Description of Business INVESTMENTS  Type of Business Organization  PROCESSE							
Brief Description of Business							
INVESTMENTS							
Type of Business Organization		·			PACESSE		
☐ corporation	☐ limited partnership, a	already formed	⊠ oth	er (please specify): Limited liability Co	ompany CLUCK		
☐ business trust	☐ limited partnership, t	o be formed			OCT 0 9 2002		
					99, 50 3003		
A. BASIC IDENTIFICATION DATA  Enter the information requested about the issuer  ame of Issuer ( check if this is an amendment and name has changed, and indicate change.)  PTIMUM FUND, LLC  divers of Executive Offices (Number and Street, City, Zip Code)  IN. YORK STREET, SUITE 203, ELMHURST, ILLINOIS 60126 (630) 530-0766  divers of Principal Business Operations (Number and Street, City, State, Zip Code)  different from Executive Offices)  ief Description of Business  VESTMENTS  The of Business Organization Imited partnership, already formed Imited partnership, already formed Imited partnership, to be formed  Month Year  Month Year							
Jurisdiction of Incorporation or Organizatio	•		•	,	FINANCIAL		
	CN for Canada; FN	V for other foreign	jurisdiction)	WY			

### **GENERAL INSTRUCTIONS**

#### Federal

Who Must File: All issuers making an offering of securities in reliance on an exemption under Regulation D or Section 4(6), 17 CFR 230.501 et seq. or 15 U.S.C. 77d(6).

When to File: A notice must be filed no later than 15 days after the first sale of securities in the offering. A notice is deemed filed with the U.S. Securities and Exchange Commission (SEC) on the earlier of the date it is received by the SEC at the address given below or, if received at that address after the date on which it is due, on the date it was mailed by United States registered or certified mail to that address.

Where to File: U.S. Securities and Exchange Commission, 450 Fifth Street N.W., Washington, D.C. 20549.

Copies Required: Five (5) copies of this notice must be filed with the SEC, one of which must be manually signed. Any copies not manually signed must be photocopies of the manually signed copy or bear typed or printed signatures.

Information Required: A new filing must contain all information requested. Amendments need only report the name of the issuer and offering, any changes thereto, the information requested in Part C, and any material changes from the information previously supplied in Parts A and B. Part E and the Appendix need not be filed with the SEC.

Filing Fee: There is no federal filing fee.

#### State

This notice shall be used to indicate reliance on the Uniform Limited Offering Exemption (ULOE) for sales of securities in those states that have adopted ULOE and have adopted this form. Issuers relying on ULOE must file a separate notice with the Securities Administrator in each state where sales are to be, or have been made. If a state requires the payment of a fee as a precondition to the claim for the exemption, a fee in the proper amount shall accompany this form. This notice shall be filed in the appropriate states in accordance with the state law. The Appendix to the notice constitutes a part of this notice and must be completed.

#### ATTENTION

Failure to file notice in the appropriate states will not result in a loss of the federal exemption. Conversely, failure to file the appropriate federal notice will not result in a loss of an available state exemption unless such exemption is predicated on the filing of a federal notice.

Potential persons who are to respond to the collection of information contained in this form are not required to respond unless the form displays a currently valid OMB control number.

U60055 03-26-97



## A. BASIC IDENTIFICATION DATA 2. Enter the information requested for the following: Each promoter of the issuer, if the issuer has been organized within the past five years; Each beneficial owner having the power to vote or dispose, or direct the vote or disposition of, 10% or more of a class of equity securities of the issuer; Each executive officer and director of corporate issuers and of corporate general and managing partners of partnership issuers; and Each general and managing partner of a partnership issuers. Check Box(es) that Apply: ☐ Promoter ☐ Beneficial Owner ☐ Executive Officer ☐ Director ☐ General and/or Managing Partner Full Name (Last name first, if individual) CLEMENS, FLOYD Business or Residence Address (Number and Street, City, State, Zip Code) 261 N. YORK STREET, SUITE 203, ELMHURST, ILLINOIS 60126 Check Box(es) that Apply: □ Promoter ☐ Beneficial Owner ☐ Executive Officer Director □ General and/or Managing Partner Full Name (Last name first, if individual) HOWARD, DAVID Business or Residence Address (Number and Street, City, State, Zip Code) 261 N. YORK STREET, SUITE 203, ELMHURST, ILLINOIS 60126 Check Box(es) that Apply: ☐ Promoter ⊠ Beneficial Owner Executive Officer ☐ Director ☐ General and/or Managing Partner Full Name (Last name first, if individual) WARNER, ROBERT Business or Residence Address (Number and Street, City, State, Zip Code) 261 N. YORK STREET, SUITE 203, ELMHURST, ILLINOIS 60126 Check Box(es) that Apply: □ Promoter ☐ Beneficial Owner □ Executive Officer ☐ Director General and/or Managing Partner Full Name (Last name first, if individual) OPTIMUM REALTY CORPORATION Business or Residence Address (Number and Street, City, State, Zip Code) 261 N. YORK STREET, SUITE 203, ELMHURST, ILLINOIS 60126 Check Box(es) that Apply: ☐ Promoter ☐ Beneficial Owner ☐ Director General and/or Managing Partner Full Name (Last name first, if individual) FRIEDMAN, DANIEL J. Business or Residence Address (Number and Street, City, State, Zip Code) 261 N. YORK STREET, SUITE 203, ELMHURST, ILLINOIS 60126

12501 HEMM PLACE BOWIE, MD 20716

Check Box(es) that Apply: □ Promoter □ Beneficial Owner

Check Box(es) that Apply:

Full Name (Last name first, if individual)
MAYER FINANCIAL GROUP

Full Name (Last name first, if individual)

Business or Residence Address (Number and Street, City, State, Zip Code)

☐ Promoter

Business or Residence Address (Number and Street, City, State, Zip Code)

⊠ Beneficial Owner

(Use blank sheet, or copy and use additional copies of this sheet, as necessary.)

☐ Executive Officer

☐ Executive Officer

□ Director

☐ Director

☐ General and/or Managing Partner

☐ General and/or Managing Partner

U60055 03-26-97

	٠.				B. IN	FORMAT	ION ABOU	J <b>T OFFER</b>	ING	-			
											Yes		No
1.	. Has the issuer sold, or does the issuer intend to sell, to non-accredited investors in this offering?								*********			$\boxtimes$	
								under ULOE	_		_		_
2.	What is	the minimu	ım investm	ent that will	be accepte	d from any	individual?			\$		10	,000
											Yes		No
3.	Does the	e offering p	ermit joint	ownership o	of a single u	nit?				•••••	$\boxtimes$		
4.				ed for each									
				similar remi f a person to									
	requeste	d with the	SEC and/o	r with a stat	e or states,	list the nar	ne of the br	oker or dea	ler. If mor	e than			
				re associate		of such a l	oroker or d	ealer, you	may set for	th the			
Full		ast name fi		dealer only.			<u> </u>	<del> </del>				<del></del>	-
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Dua	Pusiness on Pesidence Address (Number and Street City, State 7in Code)												
Business or Residence Address (Number and Street, City, State, Zip Code)													
	2.4												
Nan	ne of Ass	ociated Bro	ker or Dea	ler									
				Solicited or									
	-			dividual Sta	· ·								
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Full	Name (L	ast name fi	rst, if indiv	idual)									
					•								
Bus	iness or F	Residence A	ddress (Nu	mber and S	treet, City,	State, Zip C	Code)						
Nan	ne of Ass	ociated Bro	ker or Deal	er									
State	es in Whi	ch Person l	Listed Has	Solicited or	Intends to S	Solicit Purc	hasers						
	[Check	"All States	s" or check	individual S	States)		•••••					🔲 Ali S	tates
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Full	Name (L	ast name fi	rst, if indiv	idual)								<del></del>	
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Busi	iness or F	Residence A	ddress (Nu	mber and S	treet, City,	State, Zip C	Code)						
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Nan	ne of Ass	ociated Bro	ker or Deal	er									
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State	es in Whi	ch Person I	isted Hac	Solicited or	Intends to S	Solicit Purc	hasers						
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	MT] 🔲	[NE]	[NV]		[N]]		[NY]			[OH] [	[OK] [	[OR]	[PA]
	RI]				[TX]		[VT] [		[WA]	[WV]	[WI] [	[WY]	[PR]
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(Use blank sheet, or copy and use additional copies of this sheet, as necessary.)

1	Enter the aggregate offering price of securities included in this offering and the total amount already sold. Enter "0" if answer is "none" or "zero." If the transaction is an exchange offering, check this box \( \square\$\) and indicate in the column below the amounts of the securities offered for exchange and already exchanged.				
	Type of Security	Aggregate Offering Pri		Α	mount Already Sold
	Debt	\$		\$	
	Equity	\$10,000,000		\$	0
	☐ Common ☐ Preferred				
	Convertible Securities (including warrants)	\$		\$	
	Partnership Interests	\$		\$	
	Other (Specify)	\$		\$	
	Total			\$	0
	Answer also in Appendix, Column 3, if filing under ULOE.				
2.	Enter the number of accredited and non-accredited investors who have purchased securities in this offering and the aggregate dollar amounts of their purchases. For offerings under Rule 504, indicate the number of persons who have purchased securities and the aggregate dollar amount of their purchases on the total lines. Enter "0" if answer is "none" or "zero."				
		Number Investors		A	ggregate Dollar Amount of Purchases
	Accredited Investors	0		\$	0
	Non-accredited Investors			\$	
	Total (for filings under Rule 504 only)			\$	
	Answer also in Appendix, Column 4, if filing under ULOE.				
3.	If this filing is for an offering under Rule 504 or 505, enter the information requested for all securities sold by the issuer, to date, in offerings of the types indicated, in the twelve (12) months prior to the first sale of securities in this offering. Classify securities by type listed in Part C – Question 1.				
	Type of offering	Type of Secur	rity	I	Dollar Amount Sold
	Rule 505			\$	
	Regulation A			\$	
	Rule 504			\$	
	Total			\$	
4.	a. Furnish a statement of all expenses in connection with the issuance and distribution of the securities in this offering. Exclude amounts relating solely to organization expenses of the issuer. The information may be given as subject to future contingencies. If the amount of an expenditure is not known, furnish an estimate and check the box to the left of the estimate.				
	Transfer Agent's Fees			\$	
	Printing and Engraving Costs			\$	
	Legal Fees				15,000
	Accounting Fees				
	Engineering Fees				
	Sales Commissions (specify finders' fees separately)				,000,000
	Other Expenses (identify)				•
	Total				.015.000
	1000		البسية		,, <del>.</del>

C. OFFERING PRICE, NUMBER OF INVESTORS, EXPENSES AND USE OF PROCEEDS

	C. OFFERING PRIC	E, NUMBER OF INVESTORS, EXPENSES A	ND USE OF PRO	OCEEDS		
	and total expenses furnished in respon	gate offering price given in response to Part C - C se to Part C - Question 4.a. This difference is the	"adjusted		\$ 8,9	985,000
5.	each of the purposes shown. If the amount	gross proceeds to the issuer used or proposed to be for any purpose is not known, furnish an estimate sotal of the payments listed must equal the adjust of Part C - Question 4.b above.	and check			
				Payments to Officers, Directors, & Affiliates		Payments to Others
				\$		\$
	Purchase of real estate			\$		\$
	Purchase, rental or leasing and installation		\$		\$	
	Construction or leasing of plant buildings a		\$		\$	
	Acquisition of other businesses (including used in exchange for the assets or securities	the value of securities involved in this offering the of another issuer pursuant to a merger)	at may be	\$		\$
	Repayment of indebtedness			\$		\$
	Working capital			\$		\$
	Other (specify):			\$		\$
	Purchase of tax lien certific	cates and other income producing properties.		\$	$\boxtimes$	\$ 8,985,000
				\$		\$
	Column Totals			\$		\$
	Total Payments Listed (column totals added	i)		⊠\$8,98	5,000	
		D. FEDERAL SIGNATURE				
sign	ture constitutes an undertaking by the issue	ed by the undersigned duly authorized person. If it to furnish to the U.S. Securities and Exchange of credited investor pursuant to paragraph (b)(2) of R	Commission, upo	ed under Rule : on written requ	505, thest of	ne following its staff, the
Issu	r (Print or Type)	Signature	Date			
OPT	MUM FUND, LLC	David & Tredm	Septem	ber 19,200	2_	
Nam	e of Signer (Print or Type)	Title of Signer (Print or Type)				
DAN	IEL I FRIFDMAN	PRESIDENT OF OPTIMITM REALTY CORPO	RATION FINI	MANAGER		

# **ATTENTION**

Intentional misstatement or omissions of fact constitute federal criminal violations. (See 18 U.S.C. 1001.)

				· · · ·						
	E. STATE SIGNATURE									
•			Yes	No						
1.	Is any party described in 17 CFR 230.262 such rule?		$\boxtimes$							
		See Appendix, Column 5, for state response.								
2.	2. The undersigned issuer hereby undertakes to furnish to any state administrator of any state in which this notice is filed a notice on Form D (17 CFR 239.500) at such times as required by state law.									
3.	The undersigned issuer hereby undertakes to furnish to the state administrators, upon written request, information furnished by the issuer to offerees.									
4.	The undersigned issuer represents that the issuer is familiar with the conditions that must be satisfied to be entitled to the Uniform Limited Offering Exemption (ULOE) of the state in which this notice is filed and understands that the issuer claiming the availability of this exemption has the burden of establishing that these conditions have been satisfied.									
	e issuer has read this notification and knows to y authorized person.	ne contents to be true and has duly caused this notice	to be signed on its behalf	by the undersigned						
Iss	uer (Print or Type)	Signature	Date							
OP	TIMUM FUND, LLC	Canal Inchim	September 19, 20	82						
Na	me of Signer (Print or Type)	Title of Signer (Print or Type)								

PRESIDENT OF OPTIMUM REALTY CORPORATION, FUND MANAGER

#### Instruction:

DANIEL J. FRIEDMAN

Print the name and title of the signing representative under his signature for the state portion of this form. One copy of every notice on Form D must be manually signed. Any copies not manually signed must be photocopies of the manually signed copy or bear typed or printed signatures.

# **APPENDIX**

1		2	3			4			5 ation under
	non-ac	to sell to credited s in State -Item 1)	Type of security and aggregate offering price offered in state (Part C- Item 1)	Туј	oe of investor and a (Part C	in State	State ULOE (If yes, attach explanation of waiver granted) (Part E - Item 1)		
State	Yes	No		Number of Accredited Investors	Amount	Number of Non- Accredited Investors	Amount	Yes	No
AL					\$		\$		
AK					\$		\$		
AZ					\$		\$		
AR					\$		\$		
CA		⊠	\$10,000,000 of Senior Preferred Membership Units		\$		\$		
СО					\$		\$		
CT					\$		\$		
DE					\$		\$		
DC					\$		\$		
FL					\$		\$		
GA					\$		\$		
HI					\$		\$		
ID					\$		\$		
IL					\$		\$		
IN					\$		\$		
IA					\$		\$		
KS					\$		\$		
KY					\$		\$		
LA					\$		\$		
ME					\$		\$		
MD					\$		\$		
MA					\$		\$		
MI					\$		\$		
MN					\$		\$		
MS					\$		\$		
МО					\$		\$		

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	Intend to	to sell to credited s in State -Item 1)	Type of security and aggregate offering price offered in state (Part C-Item1)	Тур	be of investor and a	4 mount purchased l-Item 2)	in State	5 Disqualification under State ULOE (If yes, attach explanation of waiver granted) (Part E - Item 1)	
State	Yes	No		Number of Amount Number of Amount Non-Accredited Investors Amount Number of Non-Accredited Investors		Amount	Yes	No	
MT					\$		\$		
NE					\$		\$		
NV					\$		\$		
NH					\$		\$		
NJ					\$		\$		
NM					\$		\$		
NY					\$		\$		
NC					\$		\$		
ND					\$		\$		
ОН					\$		\$		
ОК					\$		\$		
OR					\$		\$		
PA					\$		\$		
RI					\$		\$		
SC					\$		\$		
SD					\$		\$		
TN					\$		\$		
TX				-	\$		\$		
UT					\$		\$		
VT					\$		\$		
VA					\$		\$		
WA					\$		\$		
WV					\$		\$		
WI					\$		\$		
WY					\$		\$		
PR					\$		\$		